

United States Bankruptcy Court
Western District of Pennsylvania

Voluntary Petition

Name of Debtor (if individual, enter Last, First, Middle): 210 Ludlow Street Corp., A Pennsylvania Corporation	Name of Joint Debtor (Spouse) (Last, First, Middle):
All Other Names used by the Debtor in the last 8 years (include married, maiden, and trade names):	All Other Names used by the Joint Debtor in the last 8 years (include married, maiden, and trade names):
Last four digits of Soc. Sec. or Individual-Taxpayer I.D. (ITIN) No./Complete EIN (if more than one, state all) 25-135-1370	Last four digits of Soc. Sec. or Individual-Taxpayer I.D. (ITIN) No./Complete EIN (if more than one, state all)
Street Address of Debtor (No. and Street, City, and State): 210 Ludlow Street Warren, PA	Street Address of Joint Debtor (No. and Street, City, and State):
ZIP Code 16365	ZIP Code
County of Residence or of the Principal Place of Business: Warren	County of Residence or of the Principal Place of Business:
Mailing Address of Debtor (if different from street address):	Mailing Address of Joint Debtor (if different from street address):
ZIP Code	ZIP Code
Location of Principal Assets of Business Debtor (if different from street address above):	

Type of Debtor (Form of Organization) (Check one box)	Nature of Business (Check one box)	Chapter of Bankruptcy Code Under Which the Petition is Filed (Check one box)
<input type="checkbox"/> Individual (includes Joint Debtors) <i>See Exhibit D on page 2 of this form.</i> <input checked="" type="checkbox"/> Corporation (includes LLC and LLP)	<input type="checkbox"/> Health Care Business <input type="checkbox"/> Single Asset Real Estate as defined in 11 U.S.C. § 101 (51B) <input type="checkbox"/> Railroad <input type="checkbox"/> Stockbroker <input type="checkbox"/> Commodity Broker <input type="checkbox"/> Clearing Bank <input checked="" type="checkbox"/> Other	<input type="checkbox"/> Chapter 7 <input type="checkbox"/> Chapter 9 <input checked="" type="checkbox"/> Chapter 11 <input type="checkbox"/> Chapter 12 <input type="checkbox"/> Chapter 13
<input type="checkbox"/> Other (If debtor is not one of the above entities, check this box and state type of entity below.)	Tax-Exempt Entity (Check box, if applicable)	<input type="checkbox"/> Chapter 15 Petition for Recognition of a Foreign Main Proceeding <input type="checkbox"/> Chapter 15 Petition for Recognition of a Foreign Nonmain Proceeding
	<input type="checkbox"/> Debtor is a tax-exempt organization under Title 26 of the United States Code (the Internal Revenue Code).	Nature of Debts (Check one box)
		<input type="checkbox"/> Debts are primarily consumer debts, defined in 11 U.S.C. § 101(8) as "incurred by an individual primarily for a personal, family, or household purpose." <input checked="" type="checkbox"/> Debts are primarily business debts.

Filing Fee (Check one box)	Chapter 11 Debtors
<input checked="" type="checkbox"/> Full Filing Fee attached	Check one box: <input type="checkbox"/> Debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). <input checked="" type="checkbox"/> Debtor is not a small business debtor as defined in 11 U.S.C. § 101(51D).
<input type="checkbox"/> Filing Fee to be paid in installments (applicable to individuals only). Must attach signed application for the court's consideration certifying that the debtor is unable to pay fee except in installments. Rule 1006(b). See Official Form 3A.	Check if: <input type="checkbox"/> Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,343,300 (<i>amount subject to adjustment on 4/01/13 and every three years thereafter</i>).
<input type="checkbox"/> Filing Fee waiver requested (applicable to chapter 7 individuals only). Must attach signed application for the court's consideration. See Official Form 3B.	Check all applicable boxes: <input type="checkbox"/> A plan is being filed with this petition. <input type="checkbox"/> Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).

Statistical/Administrative Information											THIS SPACE IS FOR COURT USE ONLY										
<input checked="" type="checkbox"/> Debtor estimates that funds will be available for distribution to unsecured creditors. <input type="checkbox"/> Debtor estimates that, after any exempt property is excluded and administrative expenses paid, there will be no funds available for distribution to unsecured creditors.																					
Estimated Number of Creditors <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 10%; text-align: center;"> <input checked="" type="checkbox"/> 1-49 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 50-99 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 100-199 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 200-999 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 1,000-5,000 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 5,001-10,000 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 10,001-25,000 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 25,001-50,000 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> 50,001-100,000 </td> <td style="width: 10%; text-align: center;"> <input type="checkbox"/> OVER 100,000 </td> </tr> </table>											<input checked="" type="checkbox"/> 1-49	<input type="checkbox"/> 50-99	<input type="checkbox"/> 100-199	<input type="checkbox"/> 200-999	<input type="checkbox"/> 1,000-5,000	<input type="checkbox"/> 5,001-10,000	<input type="checkbox"/> 10,001-25,000	<input type="checkbox"/> 25,001-50,000	<input type="checkbox"/> 50,001-100,000	<input type="checkbox"/> OVER 100,000	
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Voluntary Petition <i>(This page must be completed and filed in every case)</i>		Name of Debtor(s): 210 Ludlow Street Corp., A Pennsylvania Corporation	
All Prior Bankruptcy Cases Filed Within Last 8 Years (If more than two, attach additional sheet)			
Location Where Filed: - None -	Case Number:	Date Filed:	
Location Where Filed:	Case Number:	Date Filed:	
Pending Bankruptcy Case Filed by any Spouse, Partner, or Affiliate of this Debtor (If more than one, attach additional sheet)			
Name of Debtor: Warren Motel Associates	Case Number:	Date Filed:	
District: Western District of Pennsylvania	Relationship: Affiliate	Judge:	
Exhibit A		Exhibit B	
(To be completed if debtor is required to file periodic reports (e.g., forms 10K and 10Q) with the Securities and Exchange Commission pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934 and is requesting relief under chapter 11.)		(To be completed if debtor is an individual whose debts are primarily consumer debts.) I, the attorney for the petitioner named in the foregoing petition, declare that I have informed the petitioner that [he or she] may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, and have explained the relief available under each such chapter. I further certify that I delivered to the debtor the notice required by 11 U.S.C. §342(b).	
<input type="checkbox"/> Exhibit A is attached and made a part of this petition.		X _____ Signature of Attorney for Debtor(s) (Date)	
Exhibit C			
Does the debtor own or have possession of any property that poses or is alleged to pose a threat of imminent and identifiable harm to public health or safety?			
<input type="checkbox"/> Yes, and Exhibit C is attached and made a part of this petition. <input checked="" type="checkbox"/> No.			
Exhibit D			
(To be completed by every individual debtor. If a joint petition is filed, each spouse must complete and attach a separate Exhibit D.)			
<input type="checkbox"/> Exhibit D completed and signed by the debtor is attached and made a part of this petition.			
If this is a joint petition:			
<input type="checkbox"/> Exhibit D also completed and signed by the joint debtor is attached and made a part of this petition.			
Information Regarding the Debtor - Venue			
(Check any applicable box)			
<input checked="" type="checkbox"/> Debtor has been domiciled or has had a residence, principal place of business, or principal assets in this District for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other District. <input checked="" type="checkbox"/> There is a bankruptcy case concerning debtor's affiliate, general partner, or partnership pending in this District. <input type="checkbox"/> Debtor is a debtor in a foreign proceeding and has its principal place of business or principal assets in the United States in this District, or has no principal place of business or assets in the United States but is a defendant in an action or proceeding [in a federal or state court] in this District, or the interests of the parties will be served in regard to the relief sought in this District.			
Certification by a Debtor Who Resides as a Tenant of Residential Property			
(Check all applicable boxes)			
<input type="checkbox"/> Landlord has a judgment against the debtor for possession of debtor's residence. (If box checked, complete the following.)			
<hr/> (Name of landlord that obtained judgment)			
<hr/> (Address of landlord)			
<input type="checkbox"/> Debtor claims that under applicable nonbankruptcy law, there are circumstances under which the debtor would be permitted to cure the entire monetary default that gave rise to the judgment for possession, after the judgment for possession was entered, and <input type="checkbox"/> Debtor has included in this petition the deposit with the court of any rent that would become due during the 30-day period after the filing of the petition. <input type="checkbox"/> Debtor certifies that he/she has served the Landlord with this certification. (11 U.S.C. § 362(l)).			

Voluntary Petition <i>(This page must be completed and filed in every case)</i>		Name of Debtor(s): 210 Ludlow Street Corp., A Pennsylvania Corporation	
<p>Signatures</p> <p>Signature(s) of Debtor(s) (Individual/Joint)</p> <p>I declare under penalty of perjury that the information provided in this petition is true and correct. [If petitioner is an individual whose debts are primarily consumer debts and has chosen to file under chapter 7] I am aware that I may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, understand the relief available under each such chapter, and choose to proceed under chapter 7. [If no attorney represents me and no bankruptcy petition preparer signs the petition] I have obtained and read the notice required by 11 U.S.C. §342(b).</p> <p>I request relief in accordance with the chapter of title 11, United States Code, specified in this petition.</p> <p>X _____ Signature of Debtor</p> <p>X _____ Signature of Joint Debtor</p> <p>Telephone Number (If not represented by attorney)</p> <p>Date</p> <p>Signature of Attorney*</p> <p>X <u>/s/ Michael Kaminski</u> Signature of Attorney for Debtor(s)</p> <p><u>Michael Kaminski PA I.D. NO. 53493</u> Printed Name of Attorney for Debtor(s)</p> <p>Blumling & Gusky, LLP Firm Name</p> <p>436 Seventh Avenue 1200 Koppers Building Pittsburgh, PA 15219-1818</p> <p>Address</p> <p>Email: <u>mkaminski@blumlinggusky.com</u> 412-227-2500 Fax: 412-227-2050</p> <p>Telephone Number</p> <p>October 8, 2010</p> <p>Date</p> <p>*In a case in which § 707(b)(4)(D) applies, this signature also constitutes a certification that the attorney has no knowledge after an inquiry that the information in the schedules is incorrect.</p> <p>Signature of Debtor (Corporation/Partnership)</p> <p>I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor.</p> <p>The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.</p> <p>X <u>/s/ John McGraw</u> Signature of Authorized Individual</p> <p><u>John McGraw</u> Printed Name of Authorized Individual</p> <p>President Title of Authorized Individual</p> <p>October 8, 2010</p> <p>Date</p>			<p>Signatures</p> <p>Signature of a Foreign Representative</p> <p>I declare under penalty of perjury that the information provided in this petition is true and correct, that I am the foreign representative of a debtor in a foreign proceeding, and that I am authorized to file this petition. (Check only one box.)</p> <p><input type="checkbox"/> I request relief in accordance with chapter 15 of title 11, United States Code. Certified copies of the documents required by 11 U.S.C. §1515 are attached.</p> <p><input type="checkbox"/> Pursuant to 11 U.S.C. §1511, I request relief in accordance with the chapter of title 11 specified in this petition. A certified copy of the order granting recognition of the foreign main proceeding is attached.</p> <p>X _____ Signature of Foreign Representative</p> <p>Printed Name of Foreign Representative</p> <p>Date</p> <p>Signature of Non-Attorney Bankruptcy Petition Preparer</p> <p>I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for compensation and have provided the debtor with a copy of this document and the notices and information required under 11 U.S.C. §§ 110(b), 110(h), and 342(b); and, (3) if rules or guidelines have been promulgated pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services chargeable by bankruptcy petition preparers, I have given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that section. Official Form 19 is attached.</p> <p>Printed Name and title, if any, of Bankruptcy Petition Preparer</p> <p>Social-Security number (If the bankruptcy petition preparer is not an individual, state the Social Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer.)(Required by 11 U.S.C. § 110.)</p> <p>Address</p> <p>X _____</p> <p>Date</p> <p>Signature of Bankruptcy Petition Preparer or officer, principal, responsible person,or partner whose Social Security number is provided above.</p> <p>Names and Social-Security numbers of all other individuals who prepared or assisted in preparing this document unless the bankruptcy petition preparer is not an individual:</p> <p>If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person.</p> <p><i>A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both 11 U.S.C. §110; 18 U.S.C. §156.</i></p>

United States Bankruptcy Court
Western District of Pennsylvania

In re 210 Ludlow Street Corp., A Pennsylvania Corporation

Debtor(s)

Case No.

Chapter

11

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Following is the list of the debtor's creditors holding the 20 largest unsecured claims. The list is prepared in accordance with Fed. R. Bankr. P. 1007(d) for filing in this chapter 11 [or chapter 9] case. The list does not include (1) persons who come within the definition of "insider" set forth in 11 U.S.C. § 101, or (2) secured creditors unless the value of the collateral is such that the unsecured deficiency places the creditor among the holders of the 20 largest unsecured claims. If a minor child is one of the creditors holding the 20 largest unsecured claims, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See 11 U.S.C. § 112; Fed. R. Bankr. P. 1007(m).

(1)	(2)	(3)	(4)	(5)
<i>Name of creditor and complete mailing address including zip code</i>	<i>Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted</i>	<i>Nature of claim (trade debt, bank loan, government contract, etc.)</i>	<i>Indicate if claim is contingent, unliquidated, disputed, or subject to setoff</i>	<i>Amount of claim [if secured, also state value of security]</i>
AMSAN 13924 COLLECTION CENTER CHICAGO, IL 60693	AMSAN 13924 COLLECTION CENTER CHICAGO, IL 60693			1,362.85
ASCAP 21678 NETWORK PLACE CHICAGO, IL 60673-1216	ASCAP 21678 NETWORK PLACE CHICAGO, IL 60673-1216			575.67
BLUEBERRY HILL GOLF DEVELOPMENT RD #1, BOX 1740 RUSSELL, PA 16345	BLUEBERRY HILL GOLF DEVELOPMENT RD #1, BOX 1740 RUSSELL, PA 16345			560.00
C. A. CURTZE PO BOX 797 Erie, PA 16512	C. A. CURTZE PO BOX 797 Erie, PA 16512	Supplies		8,945.83
CABLE HOLLOW GOLF COURSE 405 NORBERG ROAD RUSSELL, PA 16345	CABLE HOLLOW GOLF COURSE 405 NORBERG ROAD RUSSELL, PA 16345			490.01
CLEARWATER AQUARIUM & PET 2206 WASHINGTON STREET JAMESTOWN, NY 14701	CLEARWATER AQUARIUM & PET 2206 WASHINGTON STREET JAMESTOWN, NY 14701			582.51
FARLEY'S SERVICES PO BOX 88219 MILWAUKEE, WI	FARLEY'S SERVICES PO BOX 88219 MILWAUKEE, WI			328.33
GEORGE J. HOWE CO., INC. PO BOX 269 GROVE CITY, PA 16127	GEORGE J. HOWE CO., INC. PO BOX 269 GROVE CITY, PA 16127			362.54
GUEST DISTRIBUTION, INC. PO BOX 910 MONMOUTH JUNCTION, NJ	GUEST DISTRIBUTION, INC. PO BOX 910 MONMOUTH JUNCTION, NJ			914.14
HORIZON BUSINESS SERVICES PO BOX 577 NAPLES, FL 34106	HORIZON BUSINESS SERVICES PO BOX 577 NAPLES, FL 34106			650.00
IN THE SWIM PO BOX 101074 PITTSBURGH, PA 15251-7111	IN THE SWIM PO BOX 101074 PITTSBURGH, PA 15251-7111			363.08

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS
(Continuation Sheet)

(1)	(2)	(3)	(4)	(5)
<i>Name of creditor and complete mailing address including zip code</i>	<i>Name, telephone number and complete mailing address, including zip code, of employee, agent, or department of creditor familiar with claim who may be contacted</i>	<i>Nature of claim (trade debt, bank loan, government contract, etc.)</i>	<i>Indicate if claim is contingent, unliquidated, disputed, or subject to setoff</i>	<i>Amount of claim [if secured, also state value of security]</i>
KCS TURF MANAGEMENT, INC. PO BOX 966 WARREN, PA 16365	KCS TURF MANAGEMENT, INC. PO BOX 966 WARREN, PA 16365	MAINTENANCE		2,582.00
KOOL KLEEN INC. P.O.BOX 87 MURRYSVILLE, PA 15668	KOOL KLEEN INC. P.O.BOX 87 MURRYSVILLE, PA 15668			365.70
OTIS ELEVATOR PO BOX 73579 CHICAGO, IL 60673-7579	OTIS ELEVATOR PO BOX 73579 CHICAGO, IL 60673-7579	REPAIRS/MAINTENANCE		4,258.67
SPECIALTY STEAK SERVICE PO BOX 797 ERIE, PA 16512	SPECIALTY STEAK SERVICE PO BOX 797 ERIE, PA 16512	Supplies		2,276.33
SUPERMEDIA LLC ATTN: ACCT REC. DEPT PO BOX 619009 DFW AIRPORT, TX 75261-9009	SUPERMEDIA LLC ATTN: ACCT REC. DEPT PO BOX 619009 DFW AIRPORT, TX 75261-9009	ADVERTISING		432.25
THE LAMAR COMPANIES PO BOX 663382 BATON ROUGE, LA 70896	THE LAMAR COMPANIES PO BOX 663382 BATON ROUGE, LA 70896			621.00
THORNE'S 4 MARKET STREET WARREN, PA 16365	THORNE'S 4 MARKET STREET WARREN, PA 16365			296.79
US FOODSERVICE INC. 125 GARDENVILLE PKWY-WEST BUFFALO, NY 14224-1300	US FOODSERVICE INC. 125 GARDENVILLE PKWY-WEST BUFFALO, NY 14224-1300	SUPPLIES		3,302.76
WELLS FARGO WF 1203 FORD STREET SAN RAFAEL, CA 94901	WELLS FARGO WF 1203 FORD STREET SAN RAFAEL, CA 94901	210 LUDLOW STREET, WARREN, PA		5,032,695.14 (1,179,000.00 secured)

**DECLARATION UNDER PENALTY OF PERJURY
ON BEHALF OF A CORPORATION OR PARTNERSHIP**

I, the President of the corporation named as the debtor in this case, declare under penalty of perjury that I have read the foregoing list and that it is true and correct to the best of my information and belief.

Date October 8, 2010

Signature /s/ John McGraw
John McGraw
President

Penalty for making a false statement or concealing property: Fine of up to \$500,000 or imprisonment for up to 5 years or both.
 18 U.S.C. §§ 152 and 3571.

ALLEN FIRE EQUIPMENT
1977 Stoneman Circle
Lakewood, NY 14750

AMERICAN HOTEL REGISTER
16458 COLLECTIONS CENTER DRIVE
CHICAGO, IL 60693

AMSAN
13924 COLLECTION CENTER
CHICAGO, IL 60693

ASCAP
21678 NETWORK PLACE
CHICAGO, IL 60673-1216

BLUEBERRY HILL GOLF DEVELOPMENT
RD #1, BOX 1740
RUSSELL, PA 16345

C. A. CURTZE
PO BOX 797
Erie, PA 16512

CABLE HOLLOW GOLF COURSE
405 NORBERG ROAD
RUSSELL, PA 16345

CLEARWATER AQUARIUM & PET
2206 WASHINGTON STREET
JAMESTOWN, NY 14701

COURTESY PRODUCTS
PO BOX 17488
SAINT LOUIS, MO 63178

DATAWORKS
4550 WINDERMERE ST.
ENGLEWOOD, CO 80110

FARLEY'S SERVICES
PO BOX 88219
MILWAUKEE, WI

GEORGE J. HOWE CO., INC.
PO BOX 269
GROVE CITY, PA 16127

GUEST DISTRIBUTION, INC.
PO BOX 910
MONMOUTH JUNCTION, NJ

HD SUPPLY FAC. MAINTENANCE
PO BOX 509058
SAN DIEGO, CA 92150-9058

HORIZON BUSINESS SERVICES
PO BOX 577
NAPLES, FL 34106

HOWE'S TRUE VALUE HARDWARE
15560 ROUTE 6
WARREN, PA 16365

IN THE SWIM
PO BOX 101074
PITTSBURGH, PA 15251-7111

J P DIAMOND CO.
PO BOX 299
FALCONER, NY 14733-0299

KCS TURF MANAGEMENT, INC.
PO BOX 966
WARREN, PA 16365

KOOL KLEEN INC.
P.O.BOX 87
MURRYSVILLE, PA 15668

MICROBAC
ERIE DIVISION
1962 WAGER ROAD
ERIE, PA 16509

MORGAN SERVICES, INC.
325 LOUISIANA STREET
BUFFALO, NY 14204

ORKIN FRANCHISE 928
1875 LYNDON BOULEVARD
FALCONER, NY 14733

OTIS ELEVATOR
PO BOX 73579
CHICAGO, IL 60673-7579

PAPERDIRECT
PO BOX 2933
COLORADO SPRINGS, CO 80901-2933

PITNEY BOWES INC.
PO BOX 856390
LOUISVILLE, KY 40285-6390

PLASTICARD LOCKTECH
605 SWEETEN CREEK INDUST. PARK
ASHEVILLE, NC 28803

RADIO PARTNERS LLC
310 SECOND AVENUE
PO BOX 824
WARREN, PA 16365

SANFORD COMPANY
191 HOWARD STREET, STE. 300
FRANKLIN, PA 16323

SPECIALTY STEAK SERVICE
PO BOX 797
ERIE, PA 16512

STAPLES BUSINESS ADVANTAGE
DEPT DET ROC
PO BOX 415256
BOSTON, MA 02241-5256

SUPERMEDIA LLC
ATTN: ACCT REC. DEPT
PO BOX 619009
DFW AIRPORT, TX 75261-9009

THE LAMAR COMPANIES
PO BOX 663382
BATON ROUGE, LA 70896

THORNE'S
4 MARKET STREET
WARREN, PA 16365

US FOODSERVICE INC.
125 GARDENVILLE PKWY-WEST
BUFFALO, NY 14224-1300

WARREN MOTEL ASSOCIATES
210 LUDLOW STREET
WARREN, PA

WELLS FARGO WF
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